

# RECORD OF SURVEY

SE 1/4 SE 1/4, SEC. 26, TWP. 25 N., RGE. 5 E., W.M.  
KING COUNTY, WASHINGTON

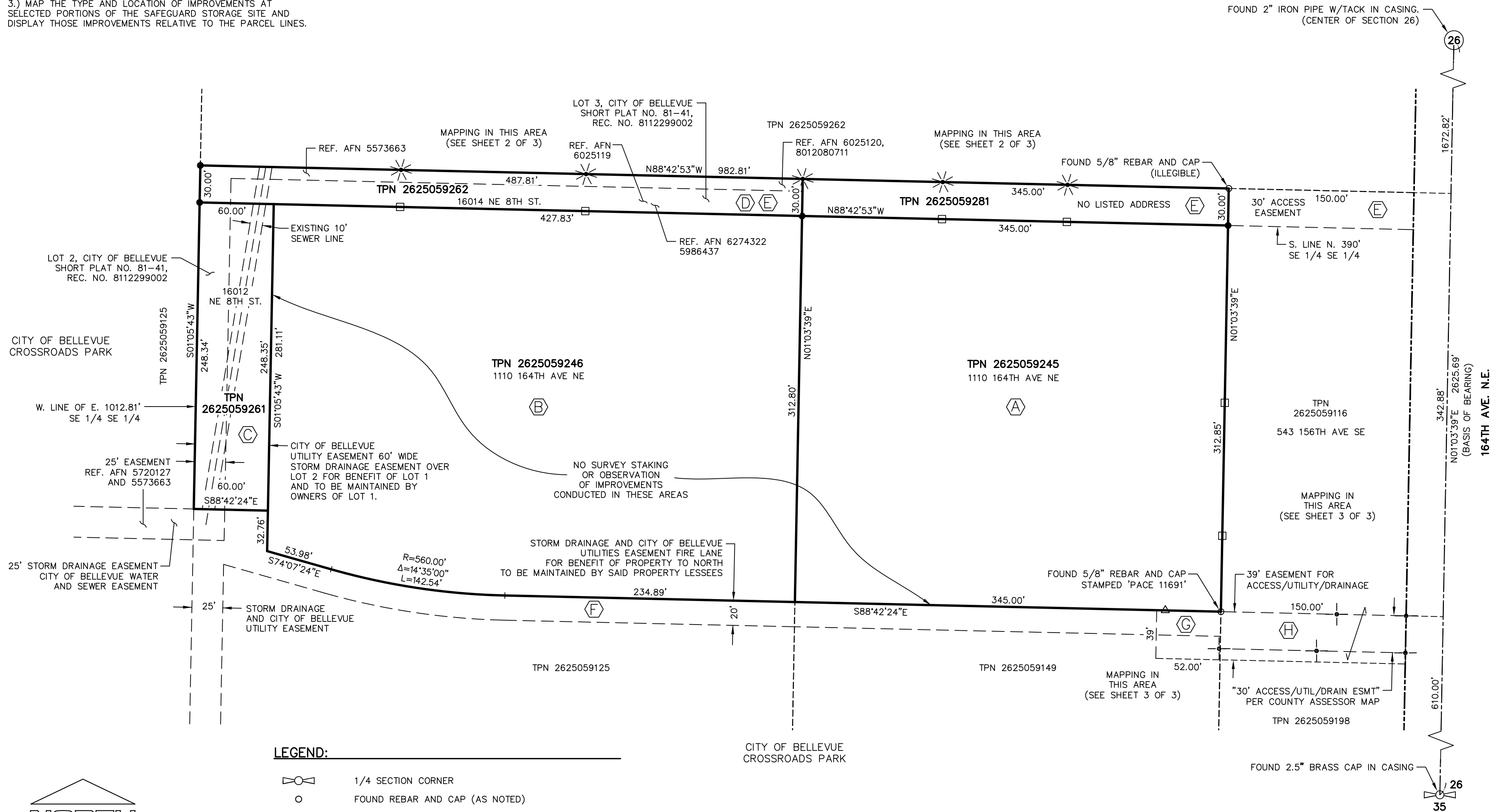
## SURVEYORS NARRATIVE:

THE PURPOSE OF THIS SURVEY WAS: 1.) TO DETERMINE THE DIMENSIONS OF THE OVERALL OWNERSHIP CURRENTLY BEING UTILIZED BY SAFEGUARD STORAGE, AND; 2.) STAKE SELECTED PARCEL CORNERS AND PARCEL LINES AS INDICATED HEREON, AND; 3.) MAP THE TYPE AND LOCATION OF IMPROVEMENTS AT SELECTED PORTIONS OF THE SAFEGUARD STORAGE SITE AND DISPLAY THOSE IMPROVEMENTS RELATIVE TO THE PARCEL LINES.

BOOK \_\_\_\_\_ PG. \_\_\_\_\_

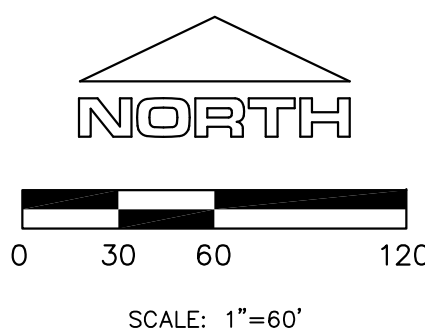
REC. NO. \_\_\_\_\_

POR. SE 1/4, SEC. 26. T25N, R5E, W.M.



## LEGEND:

- 1/4 SECTION CORNER
- FOUND REBAR AND CAP (AS NOTED)
- SET REBAR AND PLS CAP STAMPED 'BVP 17676'
- SET PK NAIL
- SET PK NAIL W/WASHER STAMPED 'BVP 17676'
- SET HUB AND TACK
- SET HUB AND TACK W/WASHER STAMPED 'BVP 17676'
- TPN TAX PARCEL NUMBER
- AFN AUDITOR'S FILE NUMBER
- REFERENCE TO LEGAL DESCRIPTION PARCELS ON SHEET 3



REVISED MARCH 5, 2015 (SEE SHEET 3)

RECORDER NO:

## RECORDER'S CERTIFICATE

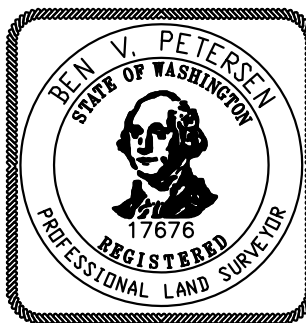
FILED FOR RECORD THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_ AT \_\_\_\_\_ M IN BOOK \_\_\_\_\_ OF SURVEYS AT PAGE \_\_\_\_\_ AT THE REQUEST OF BEN V. PETERSEN \_\_\_\_\_ COUNTY RECORDER / AUDITOR

## LAND SURVEYOR'S CERTIFICATE

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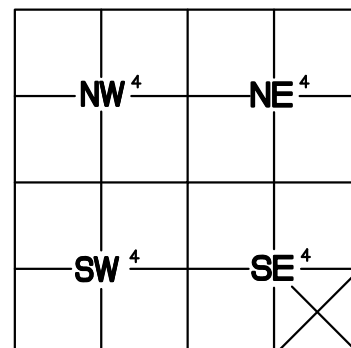
IN \_\_\_\_\_ DECEMBER \_\_\_\_\_, 2014 \_\_\_\_\_

BEN V. PETERSEN, CERTIFICATE NO. 17676



## BOUNDARY SURVEY FOR

TIA FERGUSSON  
58 106 NAPOONALA PLACE  
HALEIWA, HI 96712



## INDEXING INFORMATION

SE 1/4 SE 1/4

SECTION: 26  
TOWNSHIP: 25  
RANGE: 5  
COUNTY: KING



1595 NW Gilman Boulevard, #15  
Issaquah, Washington 98027  
(425) 313-9378  
(fax) 313-9379

DRAWN BY: BPM	DATE: 1-15-15	JOB NO.: 14119
CHECKED BY: BVP	SCALE: 1" = 60'	SHEET: 1 OF 3

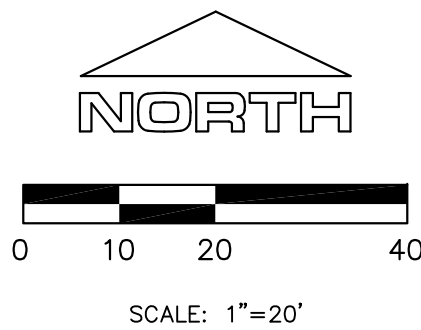
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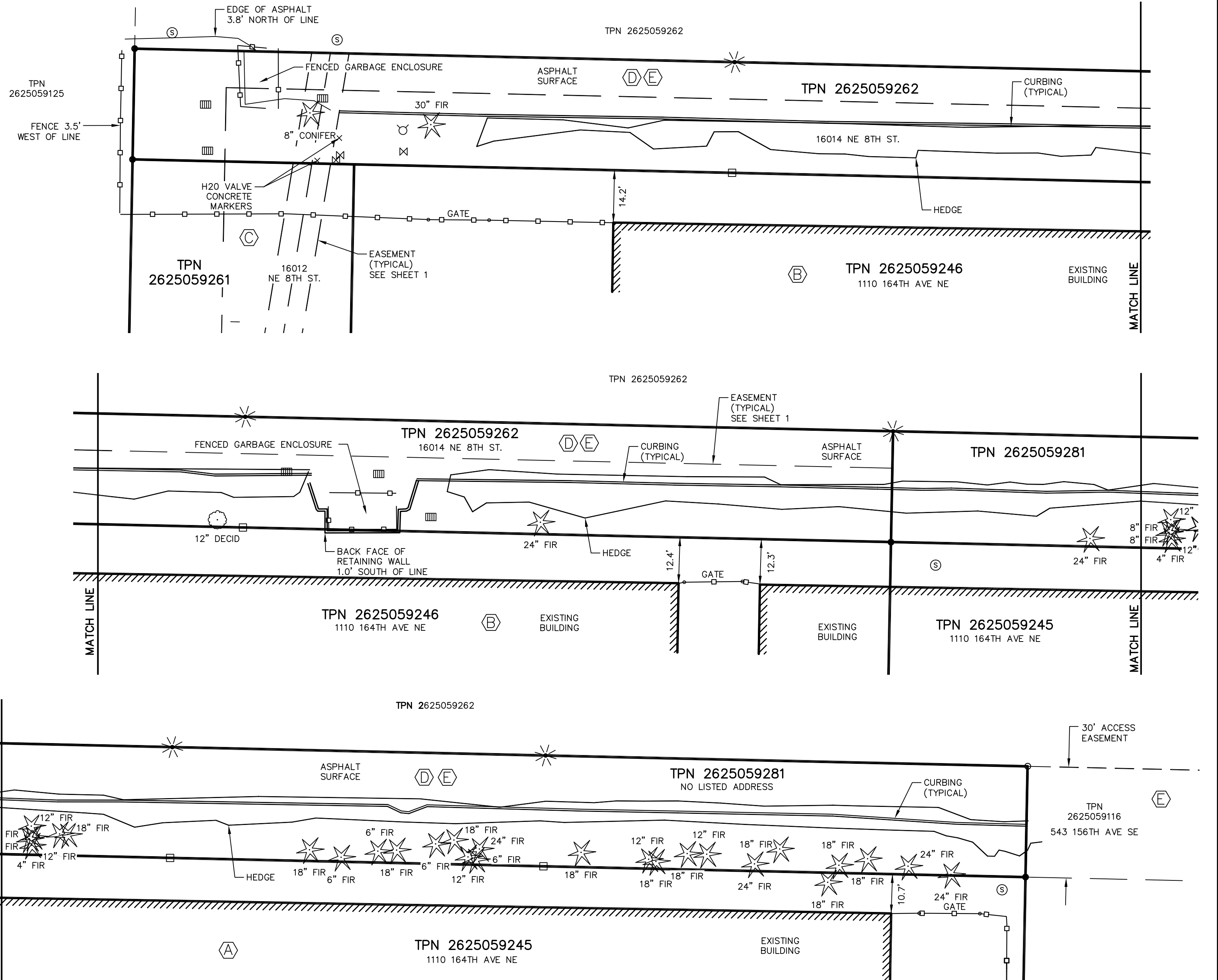
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POR. SE 1/4, SEC. 26. T25N, R5E, W.M.



## SURVEY NOTES:

- 1.) BASIS OF BEARING: IS N 01° 03' 39" E BETWEEN TWO CENTER OF ROAD MONUMENTS ALONG 164TH AVE NE.
- 2.) MONUMENTS AND MARKERS INDICATED AS FOUND AND ALL OTHER FEATURES AND CONDITIONS SHOWN HEREON WERE OBSERVED AS NOTED DURING THE MONTH INDICATED IN THE LAND SURVEYOR'S CERTIFICATE AND REPRESENT CONDITIONS AT THAT TIME ONLY.
- 3.) FIELD SURVEY METHODOLOGY: ACCESSIBLE SURVEY MONUMENTS AND MARKERS WERE FIELD MEASURED USING A TOPCON GLOBAL POSITIONING SYSTEM (GPS). MONUMENT POSITIONS THAT WERE NOT DIRECTLY OBSERVED USING GPS WERE TIED TO THOSE POINTS USING A TRIMBLE 5-SECOND OR BETTER ELECTRONIC TOTAL STATION IN CONFORMANCE WITH ACCEPTED SURVEY PROCEDURES WHICH MEET OR EXCEED STATE STANDARDS SPECIFIED BY WAC 332-130 WITH REGARD TO LINEAR AND ANGULAR CLOSURES. PROPERTY CORNERS AND LINE MARKERS WERE ESTABLISHED USING AN ELECTRONIC TOTAL STATION.
- 4.) INSTRUMENT CALIBRATION: ALL MEASURING INSTRUMENTS EMPLOYED IN THIS SURVEY HAVE BEEN MAINTAINED IN ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS.
- 5.) THIS SURVEY WAS PREPARED FOR THE EXCLUSIVE USE OF THE CLIENT SHOWN HEREON. ITS' USE DOES NOT EXTEND TO ANY UNNAMED PERSON OR PERSONS WITHOUT THE EXPRESS RECERTIFICATION BY THIS SURVEYOR NAMING SUCH PARTY.
- 6.) FOR YOUR INFORMATION: 0.0833 FEET = 1 INCH ON THE GROUND
- 7.) KING COUNTY TAX PARCEL NUMBERS AND AREAS:  
2625059245 107,924 SqFt. (2.48 ACRES)  
2625059246 131,704 SqFt. (3.02 ACRES)  
2625059261 14,901 SqFt. (0.34 ACRES)  
2625059262 14,634 SqFt. (0.34 ACRES)  
2625059281 10,350 SqFt. (0.24 ACRES)
- 9.) THE BOUNDARY SHOWN HEREON WAS CONDUCTED WITHOUT BENEFIT OF A TITLE REPORT WHICH MAY REVEAL EASEMENTS AND OTHER RESTRICTIONS OF RECORD PERTINENT TO THE SUBJECT PARCEL. ACCORDINGLY, NONE ARE SHOWN HEREON.
- 10.) OFFSET DIMENSIONS, IF ANY, ARE MEASURED AT RIGHT ANGLES TO THE PROPERTY LINES AT THE LOCATIONS SHOWN. THEY ARE APPROXIMATE ONLY. OFFSETS TO STRUCTURES ARE MEASURED FROM THE EXTERIOR COVERINGS.



RECORDER NO:

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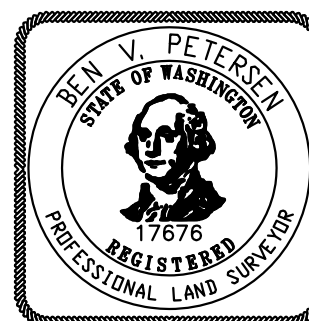
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\_\_\_\_\_  
COUNTY RECORDER / AUDITOR

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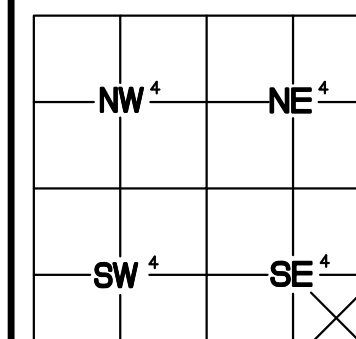
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### BOUNDARY SURVEY FOR

TIA FERGUSSON  
58 106 NAPOONALA PLACE  
HALEIWA, HI 96712



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SE 1/4 SE 1/4

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DRAWN BY: BPM	DATE: 1-15-15	JOB NO.: 14119
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RECORD OF SURVEY  
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BOOK \_\_\_\_\_ PG. \_\_\_\_\_

REC. NO. \_\_\_\_\_

POR. SE 1/4, SEC. 26. T25N, R5E, W.M.

LEGAL DESCRIPTION

(PER FIRST AMERICAN TITLE INSURANCE COMPANY GUARANTEE NO. NCS-702339-WA1)

PARCEL A: TPN 2625059245

THAT PORTION OF THE SOUTHEAST QUARTER OF SECTION 26, TOWNSHIP 25 NORTH, RANGE 5 EAST, W.M., IN KING COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:  
COMMENCING AT THE SOUTHEAST CORNER OF SAID SUBDIVISION;  
THENCE NORTH 1°03'39" EAST ALONG THE EAST LINE THEREOF, AND THE CENTERLINE OF 164TH AVENUE NORTHEAST, 610.00 FEET;  
THENCE NORTH 88°42'24" WEST, PARALLEL WITH THE SOUTH LINE OF SAID SUBDIVISION, 180.00 FEET TO THE POINT OF BEGINNING;  
THENCE NORTH 1°03'39" EAST ALONG THE WEST LINE OF THE EAST 180.00 FEET IN WIDTH OF SAID SUBDIVISION 312.81 FEET TO THE SOUTH LINE OF AN EASEMENT, 60 FEET IN WIDTH, DESCRIBED IN INSTRUMENT RECORDED UNDER RECORDING NO. 6025120;  
THENCE NORTH 88°42'53" WEST ALONG SAID SOUTH LINE 345.00 FEET;  
THENCE SOUTH 1°09'43" WEST 312.81 FEET;  
THENCE SOUTH 88°42'24" EAST 345.00 FEET TO THE POINT OF BEGINNING.

PARCEL B: TPN 2625059246

THAT PORTION OF THE SOUTHEAST QUARTER OF SECTION 26, TOWNSHIP 25 NORTH, RANGE 5 EAST, W.M., IN KING COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:  
COMMENCING AT THE SOUTHEAST CORNER OF SAID SUBDIVISION;  
THENCE NORTH 1°03'39" EAST ALONG THE EAST LINE THEREOF, AND THE CENTERLINE OF 164TH AVENUE NORTHEAST, 610.00 FEET;  
THENCE NORTH 88°42'24" WEST, PARALLEL WITH THE SOUTH LINE OF SAID SUBDIVISION, 525.00 FEET TO THE POINT OF BEGINNING;  
THENCE NORTH 1°03'39" EAST ALONG THE WEST LINE OF THE EAST 525.00 FEET IN WIDTH OF SAID SUBDIVISION 312.81 FEET TO THE SOUTH LINE OF AN EASEMENT, 60 FEET IN WIDTH, DESCRIBED IN INSTRUMENT RECORDED UNDER RECORDING NO. 6025120;  
THENCE NORTH 88°42'53" WEST ALONG SAID SOUTH LINE 427.83 FEET;  
THENCE SOUTH 1°09'43" WEST 281.11 FEET;  
THENCE SOUTH 74°07'24" EAST 53.98 FEET TO THE BEGINNING OF A CURVE HAVING A RADIUS OF 560.00 FEET;  
THENCE EASTERLY ALONG SAID CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 14°35'00", AN ARC DISTANCE OF 142.54 FEET TO A POINT OF TANGENCY;  
THENCE SOUTH 88°42'24" EAST 234.88 FEET TO THE POINT OF BEGINNING.

PARCEL C: TPN 2625059261

LOT 2, CITY OF BELLEVUE SHORT PLAT NUMBER 81-40, AS RECORDED UNDER RECORDING NUMBER 8112299002, IN KING COUNTY, WASHINGTON.

PARCEL D: TPN 2625059262

LOT 3, CITY OF BELLEVUE SHORT PLAT NUMBER 81-40, AS RECORDED UNDER RECORDING NUMBER 8112299002, IN KING COUNTY, WASHINGTON.

PARCEL E:

A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS AS CREATED BY THAT SUPPLEMENTAL EASEMENT AGREEMENT RECORDED UNDER RECORDING NO. 6025120 AS MODIFIED BY THAT CERTAIN INSTRUMENT RECORDED UNDER RECORDING NO. 8012080744, IN KING COUNTY, WASHINGTON.

PARCEL F:

A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS OF FIRE TRUCKS AS CREATED BY THAT AMENDMENT OF LEASE RECORDED UNDER RECORDING NOS. 8206100294 AND 8206100295, IN KING COUNTY, WASHINGTON.

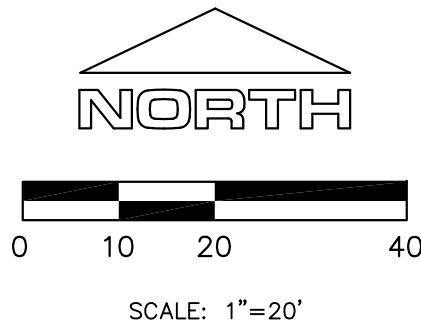
PARCEL G:

A NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS, PARKING AND UTILITIES AS CREATED BY THAT STATUTORY WARRANTY DEED WITH RESERVATIONS OF PERPETUAL EASEMENT RECORDED UNDER RECORDING NO. 9701160620, IN KING COUNTY, WASHINGTON.

PARCEL H:

A NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS AND UTILITIES AS CREATED BY THAT EASEMENT RECORDED UNDER RECORDING NO. 9701170209, IN KING COUNTY, WASHINGTON.

TOGETHER WITH AND SUBJECT TO OTHER EASEMENTS AND/OR RESTRICTIONS OF RECORDS AS LISTED UNDER RECORD MATTERS WITHIN THE FIRST AMERICAN TITLE INSURANCE COMPANY SUBDIVISION GUARANTEE NO. NCS-702339-WA1.

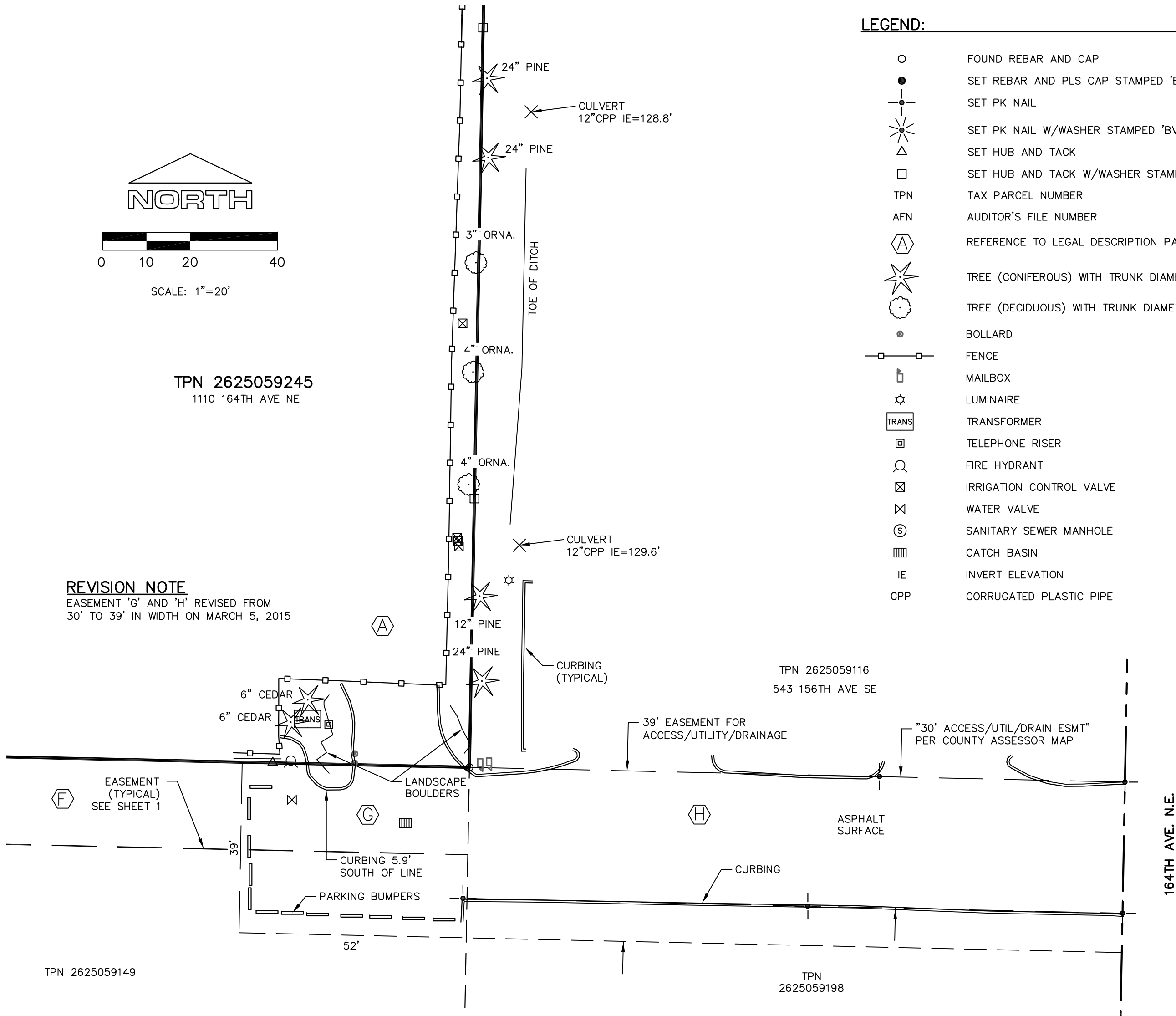


TPN 2625059245  
1110 164TH AVE NE

REVISION NOTE  
EASEMENT 'G' AND 'H' REVISED FROM  
30' TO 39' IN WIDTH ON MARCH 5, 2015

LEGEND:

- FOUND REBAR AND CAP
- SET REBAR AND PLS CAP STAMPED 'BVP 17676'
- ⊙ SET PK NAIL
- ⊙ SET PK NAIL W/WASHER STAMPED 'BVP 17676'
- △ SET HUB AND TACK
- SET HUB AND TACK W/WASHER STAMPED 'BVP 17676'
- TPN TAX PARCEL NUMBER
- AFN AUDITOR'S FILE NUMBER
- ⬡ REFERENCE TO LEGAL DESCRIPTION PARCELS
- ⊙ TREE (CONIFEROUS) WITH TRUNK DIAMETER NOTED
- ⊙ TREE (DECIDUOUS) WITH TRUNK DIAMETER NOTED
- BOLLARD
- FENCE
- Ⓜ MAILBOX
- ☆ LUMINAIRE
- TRANS TRANSFORMER
- Ⓜ TELEPHONE RISER
- ⊙ FIRE HYDRANT
- ⊙ IRRIGATION CONTROL VALVE
- ⊙ WATER VALVE
- ⊙ SANITARY SEWER MANHOLE
- Ⓜ CATCH BASIN
- IE INVERT ELEVATION
- CPP CORRUGATED PLASTIC PIPE



REVISED MARCH 5, 2015

RECORDER NO:

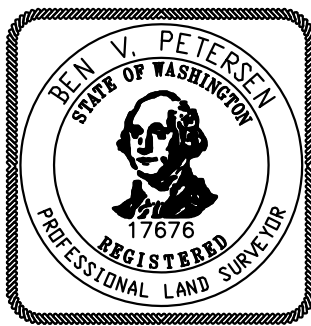
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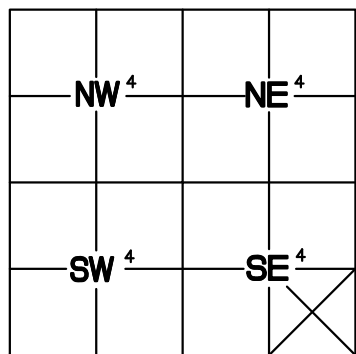
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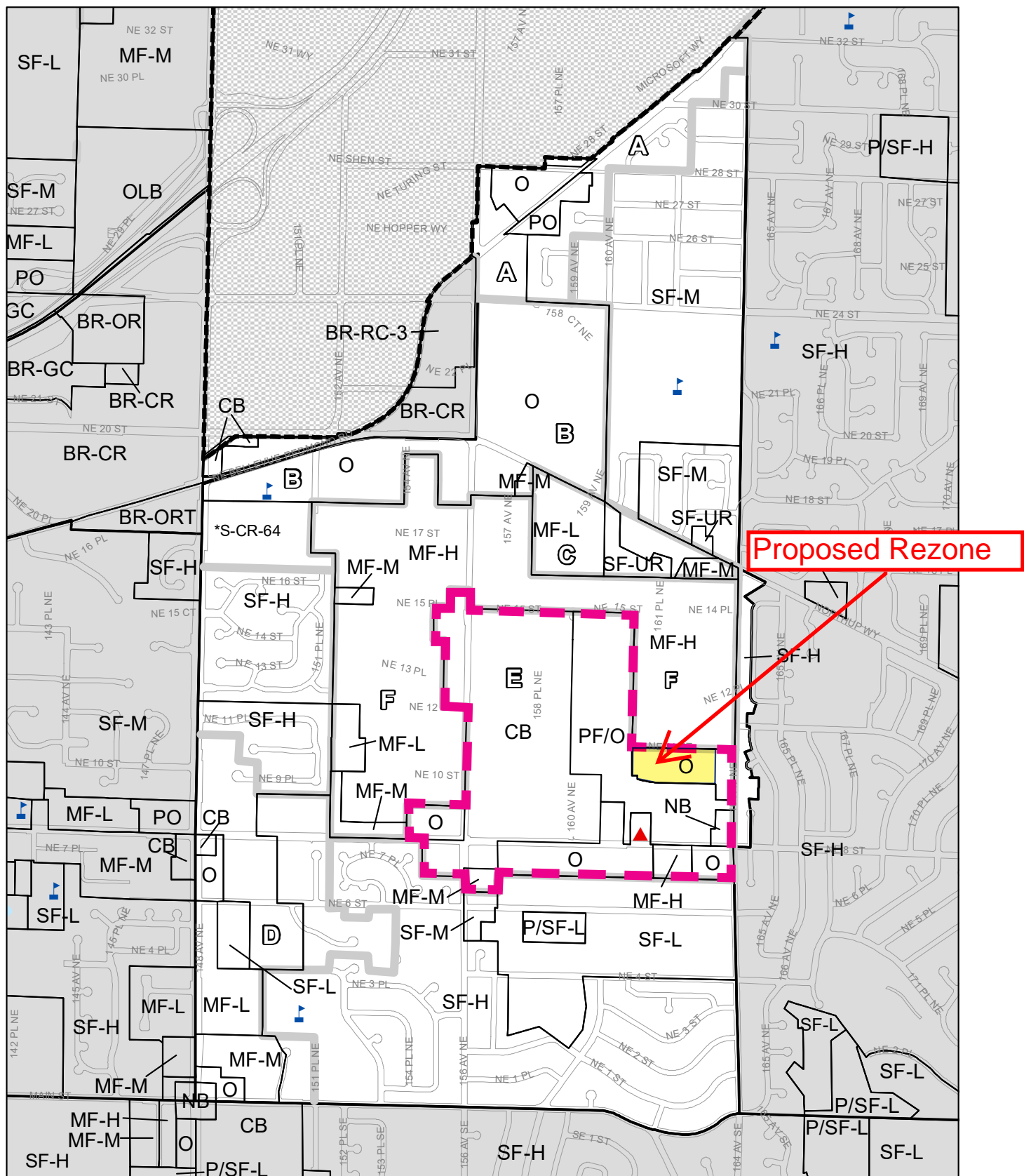
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# SUBAREA MAP



**FIGURE S-CR.1**  
**Crossroads Land Use Plan**

SF Single Family  
MF Multi Family  
-L Low Density  
-M Medium Density  
-H High Density  
-UR Urban Residential

PO Professional Office  
O Office  
OLB Office, Limited Business  
OLB-OS Office, Open Space  
NB Neighborhood Business  
CB Community Business

GC General Commercial  
LI Light Industrial  
PF Public Facility  
P Park

▲ Fire Stations  
Public Schools  
--- Bellevue City Limits (2016)  
Comprehensive Plan  
Lakes  
Planning Districts A